

2023 SPRING BULLETIN



CONTACT US

www.fairgreen-acres.com

fairgreen-acres@fairgreen-acres.com

alainl@gestion-imhotep.ca



INTRANET ACCESS

You don't have access to the portal yet? Send a request for access to admin@fairgreen-acres.com. All forms and lots of information are there for the taking!

NEED TO REACH THE MANAGER

To reach Alain Lavigne, you can call at 450-676-9807 or via email at alainl@gestion-imhotep.ca

NEED TO REACH THE BOARD

To reach the board, you can send an email to

fairgreenacres@fairgreen-acres.com

Unless you ask for us directly, the board will let the management team answer.

ATTIC ROOFS

The board hopes that the renovations start as soon as possible. **If you are an expert or professional currently working in construction and have advice or ideas related to the current proposals**, please send an email to fairgreen@fairgreen-acres.com.

CAR SHELTER AND CHRISTMAS DECOR

Car shelters should be removed by April 15th. It's also time to remove holiday decorations where there are some left.

SPECIAL CONTRIBUTION

As mentioned during the AGM, the dates for the special contribution are June 15th and September 15th, 2023. You can review the budget sent prior to the AGM to get the exact amount related to your unit.

BYLAW 26 - GARBAGE

It is strictly forbidden to leave garbage on any community space outside of pick-up days.

The board is working on bylaw 26 to give itself ways to enforce the rule, increasing the penalty and potentially putting up signs in areas that have particular issues.

For your information, the city's large items garbage pickup days are April 20, May 18, June 15, 22 and 29, and July 6 and 13.

You'll find the calendar right here.

SEWERS

It is important not to pour toxic products down garage drains and outdoor drains.

Example: Paint, Gas, Oil, etc.

CONTAINER AT YOUR DISPOSAL

A special container will be made available to you at the Community Center for the long weekend of May 19 to 22, to allow you to dispose of your different types of waste including large items

Calendrier 2023 - Secteur 7

Ordures		Matières recyclables		Résidus verts	
Matières organiques		Encombrants		Arbres de Noël	
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 Fairgreen Acres

CLEAN-UP DAY

The Board would like to invite you to a clean-up day of the whole site, the first week-end of May so May 6th, pushed to May 7th if the weather isn't nice.

We all care for our environment - taking care of it together can only help bridging back the community feel here.

TOPSOIL

Once again, this year, the syndicate will make topsoil available to you in the parking lot of the Community Center. It is up to everyone to contribute to the beautification of the site!

PATIO PAINT/STAIN

Décor Taschereau is the official provider and has the permitted color codes. There's a rebate in place applicable to all your needs, simply by mentioning you live in Fairgreen Acres.

CEMENT BLOCK PAINT

If you'd like to give a fresh coat of paint to your brown cement blocks in the entryway, only on the older models, it is provided by the management team.

ANTS

A Product to treat ant issues is provided at the community center. A \$20 deposit will be asked and given back when returning the bottle.

CAMERAS

Have you thought of installing a security camera? We authorize doorbell cameras which provide a discreet option and are respectful of personal privacy.

BE CAREFUL OF YOUR DOGS!

Like every year, it is important for us to remind you of the main regulations concerning animals. First, the excrement must be collected and disposed of properly. Second, dogs must always be on a leash when they are outside.

WORK AND AUTHORIZATIONS

If you plan on doing renovations in your unit, you need to get the proper approvals. The forms are available on the Intranet and at the community center. **The approval of the board of directors is required for all renovations. This includes any electrical update or construction, this is a requirement from our insurer.** Please send the completed form to the manager, M. Alain Lavigne.

INSURANCE

A modification in insurance code impacts us greatly, forcing the condo's insurance to take responsibility for any claims done in the condos. This means that it becomes our collective responsibility to pay for the carelessness of some, paying not only the insurance deductible but also the consequential insurance increase in the following years.

Please be vigilant - close your unit's water valve when leaving for vacation, properly heat and dehumidify your basement and garage as mentioned in our bylaws and more than anything, please keep a close eye on your unit during severe weather.

POOL

If all goes well, the pool is scheduled to open on June 24, 2022, and we might once again be able to offer swimming classes.

Good swim!



Have a great summer!